

**Staff
Summary
Report**



**To: Mayor and City Council
Through: City Manager**

**Agenda Item Number 22
Meeting Date: 03/18/99
Doc. Name: 990318devsrh07
Supporting Documents: Yes**

SUBJECT: PICERNE APARTMENTS #ZON-99.14 #SPD-99.20

APPROVED BY: Randall Hurlburt, Development Services Director
Grace Kelly, Planner II

BRIEF: Request to continue until **April 8 and April 15, 1999** the public hearings for Picerne for a zoning change from I-2 General Industrial to MG Multi Use General and a Preliminary Planned Area Development with a use permit and variances at 410 West 1st Street.

COMMENTS: **PLANNED DEVELOPMENT (0406) ORDINANCE NO. 9902** Request to continue the public hearings for **PICERNE APARTMENTS** (Picerne, City of Tempe, property owners) for a 3 & 4-story apartment complex with 162 units (including 10 live/work units) at 410 West 1st Street. This request is located on a 7.1 net acre parcel between West 1st Street and Rio Salado Parkway, just west of Farmer Avenue. The following approvals are requested from the City of Tempe:

- a. **(#ZON-99.14)** A zone change from I-2 General Industrial Zoning District to MG Multi Use General Zoning District on 7.1 net acres.
- b. **(#SPD-99.20)** A Preliminary Planned Area Development for a 162-unit apartment complex, including 88 one-bedroom units and 74 two-bedroom units for a total of 201,000 s.f. of building area plus an additional 10,000 s.f. for carports, covered patios/walks, on 7.1 net acres at 410 W. 1st Street. **(Please see list of variances and use permit on following page.)**

SUMMARY: The applicant is requesting continuance to April 8 and April 15 to allow him more time to complete the Planning Commission process. Planning commission will review the project on March 23, 1999.

EARL, CURLEY & LAGARDE, P.C.
ATTORNEYS AT LAW

Telephone (602) 265-0094
Telefax (602) 265-2195

3101 N. Central Avenue
Suite 1000
Phoenix, Arizona 85012

March 9, 1999

Debra Fink
Tempe Planning Department

VIA FACSIMILE
350-8872

Re: Picerne Apartments Zon-99.14 #SPD 99.20

Dear Debra:

Pursuant to our conversation of this afternoon, we would hereby respectfully request that the above-referenced matters be continued from tonight's Planning and Zoning Commission agenda. Stephen Earl, who has been involved with this project since its inception, has an unavoidable personal conflict and, as a result, will not be able to represent Picerne at tonight's hearing. Due to the complexity of the case, we feel that it would be in everyone's best interest if Steve handled this hearing rather than someone else from our office. You have indicated that this letter is all that is necessary to ensure a continuance and we will not therefore have a representative at tonight's hearing. We have notified the known interested parties from the neighborhood of our intent to continue this matter.

You have indicated that this matter will be continued until the March 23 Planning and Zoning hearing and April 8 and April 15 City Council hearings.

Sincerely,


Michael J. Curley

MJC/drm

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